\$289,000 - 5325 53 Avenue, Bashaw

MLS® #A2233849

\$289,000

4 Bedroom, 3.00 Bathroom, 2,483 sqft Residential on 0.36 Acres

Bashaw, Bashaw, Alberta

2 FOR 1 - This is a great property for the smart investor or someone searching for a home that will pay for itself. Imagine owning a fully finished 3 bedroom home full bath and attached garage, with another complete attached 2 + 2 bedroom Home that is RENTED out to help pay the mortgage. The main home of over 1350 SQ FT features large Living room, lots of cupboards in the kitchen, formal eating area. The Bedroom in master has been upgraded to hardwood and has a walk through closet, reading area, and a 3 piece ensuite. The basement features a huge Family room with a pool-table included and 2 more potential bedroom, a bathroom and laundry. This side has the Full basement under the main house and comes with the Oversized Double car Heated 30 x 28 Garage AS A BONUS,. Outside you have a Fenced backyard for both homes, deck, fire-pit. The other side HOME (second house)you have an additional 1128 square foot living space that features a large Living Room, 3 bedrooms, OR 2 with a office, Main floor Laundry Room and nice sized kitchen. This home comes with a 28 x 16 single attached garage and also has its own private Fenced Backyard. The main home comes with 2 Fridges, Stove, Dishwasher, Washer, Dryer. The North side home comes with Fridge, Stove, Dishwasher, Washer, Dryer. What A Great opportunity for the right persons Or the family that needs to be close together living Side BY side. Here You get TWO HOUSES for the Price of One.







Essential Information

MLS® # A2233849 Price \$289,000

Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 2,483 Acres 0.36 Year Built 1969

Type Residential Sub-Type Detached

Style Bungalow, Side by Side

Status Active

Community Information

Address 5325 53 Avenue

Subdivision Bashaw
City Bashaw

County Camrose County

Province Alberta
Postal Code T0B 0H0

Amenities

Utilities Electricity Available, Natural Gas Available, Water Available

Parking Spaces 4

Parking Double Garage Detached, Heated Garage, Single Garage Attached

of Garages 3

Interior

Interior Features See Remarks
Appliances See Remarks

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Finished, See Remarks

Exterior

Exterior Features Private Yard

Lot Description Lawn, Corner Lot, Standard Shaped Lot

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 24th, 2025

Days on Market 120 Zoning R2

Listing Details

Listing Office Century 21 Leading

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